

AGENDA SUMMARY PAGE - PLANNING & DEVELOPMENT
CITY COUNCIL MEETING OF: FEBRUARY 21, 2007

DEPARTMENT: PLANNING & DEVELOPMENT

DIRECTOR: M. MARGO WHEELER

☐ Consent ☒ Discussion

SUBJECT:
REZONING

ZON-18203 – ABEYANCE ITEM - PUBLIC HEARING - APPLICANT/OWNER: BRUCE R. NOBLE - Request for a Rezoning FROM R-3 (MEDIUM DENSITY RESIDENTIAL) TO C-1 (LIMITED COMMERCIAL) on 0.44 acres on the north side of Owens Avenue, approximately 333 feet east of Martin L. King Boulevard (APN-139-21-804-008), Ward 5 (Weekly). The Planning Commission (7-0 vote) and staff recommend APPROVAL

PROTESTS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

0

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

0

City Council Meeting

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RECOMMENDATION:

The Planning Commission (7-0 vote) and staff recommend APPROVAL, subject to conditions.

BACKUP DOCUMENTATION:

1. Location and Aerial Maps
2. Conditions and Staff Report
3. Supporting Documentation
4. Justification Letter

Motion made by LAWRENCE WEEKLY to Approve Subject to Conditions

Passed For: 6; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 1

LAWRENCE WEEKLY, LARRY BROWN, LOIS TARKANIAN, STEVE WOLFSON, OSCAR B. GOODMAN, STEVEN D. ROSS; (Against-None); (Abstain-None); (Did Not Vote-None); (Excused-GARY REESE)

Minutes:

MAYOR GOODMAN declared the Public Hearing open on Item 72 [ZON-18203], Item 73 [VAR-18204] and Item 74 [SDR-18202].

BRUCE NOBLE, 3712 Valley Drive, stated the original site plan has been revised so that the structure remains on the east property line where there is an existing landscaping buffer. He confirmed for MAYOR GOODMAN that financing is in place.

COUNCILMAN WEEKLY viewed the subject site and the two adjacent sites. The subject site will be a 3,900 square foot retail shopping center, which will exist between a convenience store

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and a child care facility. MR. NOBLE has support from both of the adjacent owners. COUNCILMAN WEEKLY agreed that the existing landscape can provide a buffer, so he could support MR. NOBLE'S request.

MAYOR GOODMAN declared the Public Hearing closed on Item 72 [ZON-18203], Item 73 [VAR-18204] and Item 74 [SDR-18202].

